



Connells
connells.co.uk 01902 710 170
FOR SALE

Connells

Brindley Avenue
Ashmore Park Wolverhampton

Brindley Avenue Ashmore Park Wolverhampton WV11 2PB

for sale offers in excess of
£240,000



Property Description

Connells Wolverhampton have the delight of bringing to the market this immaculate and show home condition three bedroom semi-detached family property in a popular residential location. Benefiting from an abundance of internal and external space this property should be viewed in order to fully appreciate.

The property comprises of an entrance hall with under stairs storage area, lounge with feature wood burner and solid wood flooring, recently refitted entrainment style kitchen diner with solid oak worktops and feature wall, three well proportioned and stylishly presented bedrooms, separate modern fitted family bathroom.

Externally there is a large block paved driveway offering ample off road parking and a landscaped enclosed rear garden.

Location And Area

Situated on the eve popular Ashmore Park estate which has a fantastic selection of schools, doctors, dentists, nurseries and bus links in Wednesfield and Bentley Bridge retail park. The M54 and M6 motorways are also relatively nearby.

Entrance Hall

Composite door to front, stairs access, understairs storage cupboard, radiator, doors to various rooms,

Lounge

13' 11" x 11' 1" (4.24m x 3.38m)

Double glazed window to front, oak flooring, radiator, feature wood burner, door to entrance hall.

Entertainment Kitchen Diner

9' 7" x 19' 9" (2.92m x 6.02m)

Double glazed door to rear, French doors to rear, range of stylish wall and base units with oak work tops and oak upstands, inset oven, hob and extractor, Belfast sink, integrated fridge freezer, integrated washer, tall designer column radiator, spotlights, large feature wall, tiled floors, pantry cupboard and door to entrance hall.

First Floor Landing

Doors to various rooms.

Bedroom One

11' 1" x 11' 1" (3.38m x 3.38m)

Double glazed window to front, radiator, door to landing.

Bedroom Two

9' 11" x 9' 9" (3.02m x 2.97m)

Double glazed window to rear, radiator, door to landing.

Bedroom Three

8' x 8' 7" (2.44m x 2.62m)

Double glazed window to front, radiator, door to landing.

Family Bathroom

Double glazed window to rear, panelled bath with waterfall shower, box back toilet, door to landing.

Outside Front

Large block paved driveway offering ample off road parking.

Outside Rear

Highly landscaped enclosed rear garden, lawned surrounded by a range of panelled fencing with feature sleeper wall and large paved patio area.

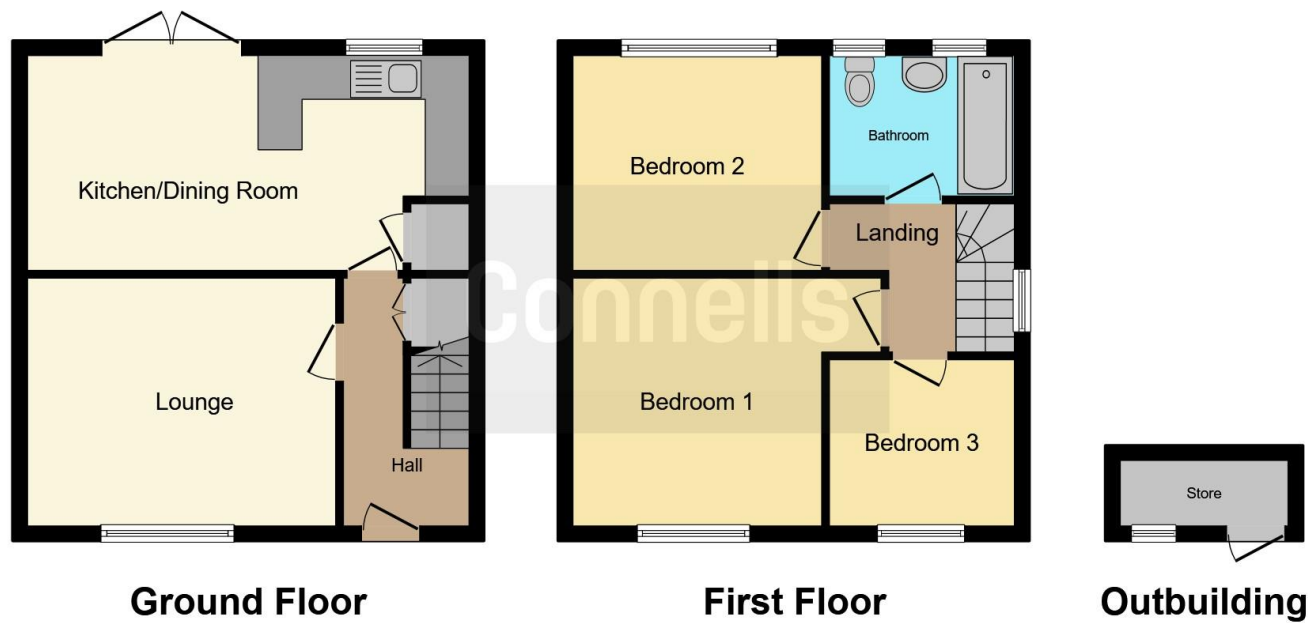
Agents Note

Please note the vendor has advised us that there is a mineshaft within the vicinity, please seek legal advise before incurring any costs.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 01902 710 170
E wolverhampton@connells.co.uk

81-83 Darlington Street
 WOLVERHAMPTON WV1 4EX

EPC Rating: C Council Tax
 Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/WVH329955



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: WVH329955 - 0003